

+ - 3.57 Acres Split of Dean A. Baughman, Trustee Lands in Falls Township

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of the southeast Quarter of Quarter Township 2, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by Dean A. Baughman, Trustee, as per Deed Record 1078, Page 536, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Center of Quarter Township 2, Township 1, Range 8, United States Military Lands;

Thence South 67 degrees 19 minutes 53 seconds East, 1970.31 feet to a point in the centerline of Marshall Hill Drive, (Twp. Rd. 691, R\W 40'), and the principal place of beginning;

Thence through the lands presently owned by Dean A. Baughman, Trustee, (DR 1078-536), the following three courses:

- 1.) North 29 degrees 48 minutes 28 seconds East, 242.62 feet to an iron pin set, passing an iron pin set at 34.93 feet;
- 2.) North 29 degrees 34 minutes 52 seconds East, 102.73 feet to an iron pin set;
- 3.) South 39 degrees 07 minutes 58 seconds East, 666.09 feet to a point on the east line of said Baughman lands, near the centerline of Baughman Road, (Twp. Rd. 148, R\W 40'), passing an iron pin set at 643.60 feet;

Thence along the east line of said Baughman lands South 24 degrees 27 minutes 38 seconds West, 149.43 feet to a PK nail found in the centerline of Marshall Hill Drive, (Twp. Rd. 691, R\W 40');

Thence along the centerline of said Marshall Hill Drive, the following five courses:

- 1.) North 58 degrees 26 minutes 38 seconds West, 94.05 feet to a point;
- 2.) North 56 degrees 33 minutes 32 seconds West, 163.46 feet to a point;
- 3.) North 57 degrees 20 minutes 25 seconds West, 166.38 feet to a point;
- 4.) North 55 degrees 09 minutes 10 seconds West, 137.19 feet to a point;
- 5.) North 53 degrees 11 minutes 24 seconds West, 75.72 feet to the principal place of beginning, containing 3.57 acres, more or less, and being part of Auditor's Parcel Number 17-12-02-01-000.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars, 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83(2011), South Zone, Grid North, as per GPS observations. All distances shown are grid distances.

This description is written based on a field survey completed Oct. 23, 2025 by Jack D. Newcome, Reg. No. 7321.

~~OFFICE COPY
Jack D. Newcome
NOT RECORDABLE
Jack D. Newcome, Reg. No. 7321~~



10-30-25
Date

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR
11/25/25
DATE

DESCRIPTION
APPROVED
By: J.M. Barnhard
11-25-2025

SITUATED IN:

State of Ohio, County of Muskingum, Township of Falls, and being part of the Southeast Quarter of Quarter Township 2, Township 1, Range 8, United States Military Lands

BASIS OF BEARINGS

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observations. All distances are grid distances.

REFERENCES

Previous Survey by me Adj. surveys by R. M. Graves, P. Dinan, and J. Eppley. R\W Plans of St. Rte. 146

COURSE	BEARING	DISTANCE
L-1	N 29°48'28"E	34.93'
L-2	N 29°48'28"E	207.69'
L-3	N 29°34'52"E	102.73'
L-4	S 39°07'58"E	643.60'
L-5	S 39°07'58"E	22.49'
L-6	S 24°27'38"W	149.43'
L-7	N 58°26'38"W	94.05'
L-8	N 56°33'32"W	163.46'
L-9	N 57°20'25"W	166.38'
L-10	N 55°09'10"W	137.19'
L-11	N 53°11'24"W	75.72'

LEGEND

- ▲ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊞ Monument Found
- ⊗ PK Nail Found



OFFICE COPY
Jack D. Newcome 11-25-25
NOT RECORDABLE
 Jack D. Newcome Date

Reg. Surveyor No. 7321

Newcome Surveying Company
 6515 Ballard Road
 Nashport, Ohio
 740-452-5796

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

DATE

Approved For Transfer
On-Lot Sewage O.K.
 Date *11-20-25*
Max
Zanesville-Muskingum Co.
Health Department

James J. and Diana S. Polk
 OR 2565-108

Warren D. and
 Deborah L. Baughman
 OR 2806-7
 OR 2330-634

Centerline of
 Baughman Road, R\W 40'
 (Twp. Rd. 148)

Dean A. Baughman, Trustee
 DR 1078-536

Dean A. Baughman,
 Trustee
 DR 1078-536
 +- 3.57 Acres

Raegan L.
 Gallagher
 Trustee
 OR 2669-787

Larry William and
 Janet K. Lynn
 DR 1082-112

Centerline of
 Marshall Hill Drive,
 R\W 40' (Twp. Rd. 691)

Center of Quarter
 Township 2, T 1, R
 8, U. S. M. L.

U. S. A.
 DR 475-666

Stn. Fd.
 Offline 1.16 Ft.

20 Ft.
 Wide Field
 Drive

Centerline of
 State Route 146

I. Pipe Fd.
 3.26 ft. offline

DESCRIPTION

APPROVED

By: *D.M. Barnhard*
 11-25-2025

S 67°19'53"E 1970.31'

